

# FOR LEASE

## Office/Warehouse



**3657 Old Getwell Rd. Memphis TN 38118**



### **Property Features:**

Building Size:	33,700 Sq. Ft.
Office Area:	4,115 Sq. Ft. (Newly Renovated)
Warehouse:	22,085 Sq. Ft.
Shop/Storage:	7,500 Sq. Ft.
Lot Size:	4.10 Acres
Dock Doors:	3 (8'x10') can add doors
Drive-In Doors	1 Ramp (8'x10')
Zoned:	5 Drive-In on Shop/Storage building
Lighting:	EMP (Lt. Industrial) LED in office; T5 Fixtures in W/H

### **Miscellaneous:**

- Inside Cooler Space 4,900 Sq. Ft.
- Warehouse Floor Drains
- 4 Private offices, Conference Room, & Breakroom
- 2 minutes to I-240, BNRR Container Yard FedEx & UPS Hubs & Memphis Int'l Airport

**Memphis**      **Commercial**  
                    **& Industrial**

**Exclusive Agent**

**3590 Sky Harbor Cove**  
**Memphis, TN 38118**  
**Phone 901-375-4300**  
**Fax 901-375-9689**

**Ed Larkin:** [Ed@memphisci.com](mailto:Ed@memphisci.com)  
**Cell:** (901)-351-3961  
**Stefan Feick:** [Stefan@memphisci.com](mailto:Stefan@memphisci.com)  
**Cell:** (901)-415-9812

